

In re:
Zulkia Maldonado
Debtor

Case No. 19-17645-elf
Chapter 13

CERTIFICATE OF NOTICE

District/off: 0313-2
Date Rcvd: Jun 10, 2022

User: admin
Form ID: pdf900

Page 1 of 2
Total Noticed: 1

The following symbols are used throughout this certificate:

Symbol	Definition
+	Addresses marked '+' were corrected by inserting the ZIP, adding the last four digits to complete the zip +4, or replacing an incorrect ZIP. USPS regulations require that automation-compatible mail display the correct ZIP.

Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Jun 12, 2022:

Recip ID	Recipient Name and Address
db	+ Zulkia Maldonado, 6607 Hegerman Street, Philadelphia, PA 19135-2804

TOTAL: 1

Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.
Electronic transmission includes sending notices via email (Email/text and Email/PDF), and electronic data interchange (EDI).

NONE

BYPASSED RECIPIENTS

The following addresses were not sent this bankruptcy notice due to an undeliverable address, *duplicate of an address listed above, *P duplicate of a preferred address, or ## out of date forwarding orders with USPS.

NONE

NOTICE CERTIFICATION

I, Gustava Winters, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.

Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed .R. Bank. P.2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.

Date: Jun 12, 2022

Signature: /s/Gustava Winters

CM/ECF NOTICE OF ELECTRONIC FILING

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on June 10, 2022 at the address(es) listed below:

Name	Email Address
BRANDON J PERLOFF	on behalf of Debtor Zulkia Maldonado bperloff@perlofflaw.com kmecf1429@gmail.com;BPerloffPennsylvania1@jubileebk.net
JASON BRETT SCHWARTZ	on behalf of Creditor Capital One Auto Finance a division of Capital One, N.A. jschwartz@mesterschwartz.com
KENNETH E. WEST	ecfemails@ph13trustee.com philaecf@gmail.com
REBECCA ANN SOLARZ	on behalf of Creditor Pennymac Loan Services LLC bkgroup@kmlawgroup.com rsolarz@kmlawgroup.com
THOMAS SONG	on behalf of Creditor Pennymac Loan Services LLC tomysong0@gmail.com
United States Trustee	USTPRegion03.PH.ECF@usdoj.gov

District/off: 0313-2

User: admin

Page 2 of 2

Date Rcvd: Jun 10, 2022

Form ID: pdf900

Total Noticed: 1

TOTAL: 6

UNITED STATES BANKRUPTCY COURT
FOR THE EASTERN DISTRICT OF PENNSYLVANIA

IN RE:	:	CHAPTER 13
ZULKIA MALDONADO	:	
DEBTOR	:	BKY NO.: 19-17645-elf
	:	

ORDER

AND NOW, this 10th day of June, 2022, upon considering of the
Movant/ Debtor's Motion to Approve Loan Modification and Partial Claim Mortgage, it is
ORDERED that:

1. The Motion is **GRANTED**, and the Loan Modification Agreement executed 4/5/2022, regarding the Property, 6607 Hegerman Street, Philadelphia, PA 19135, is **APPROVED**;
2. The Debtor is **AUTHORIZED** to enter into the Loan Modification Agreement and Partial Claim Mortgage described in the Motion.
3. The execution of the agreement(s), and any recordation of the aforesaid agreements in the County land records do not violate the automatic stay, 11 U.S.C. § 362(a), or the provisions of 11 U.S.C. §549.
4. If the loan modification provides for reinstatement of the PennyMac Loan Services, LLC ("PennyMac") loan account and the elimination of the pre-petition arrears, THE TRUSTEE SHALL MAKE NO FURTHER DISTRIBUTION TO PennyMac on account of its claim for pre-petition arrears under the confirmed chapter 13 plan
5. PennyMac and HUD may file Proof of Claim(s)/Amended Proof of Claim(s) to reflect the Loan Modification and Partial Claim Mortgage within thirty (30) days of the entry of any Order of the Court granting the within Motion and/or approving of the Loan Modification.

Dated:



ERIC L. FRANK
U.S. BANKRUPTCY JUDGE